

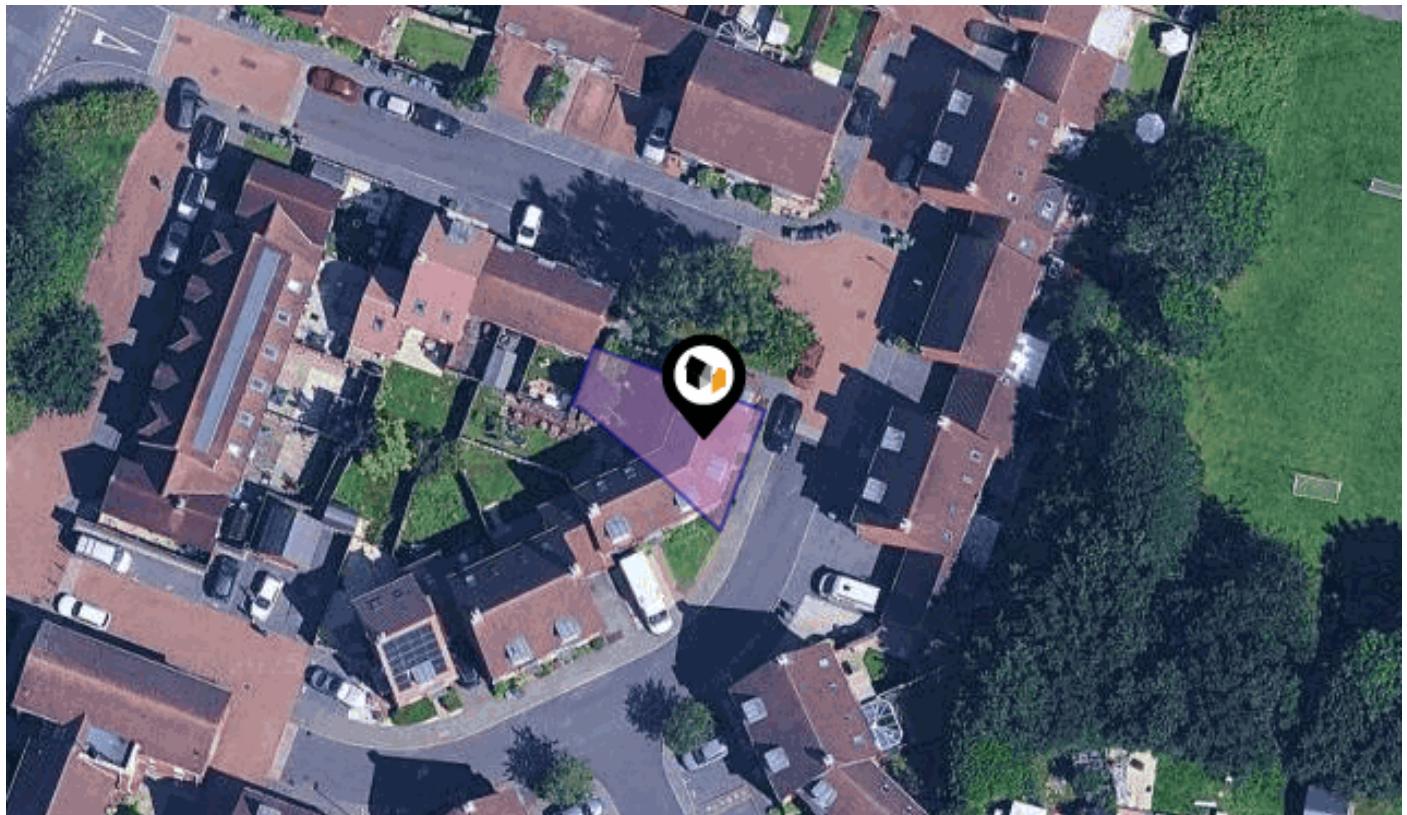


See More Online

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Friday 22nd August 2025



43, SCHOOL CLOSE, BASINGSTOKE, RG22 5FY

Brockenhurst

8 Buckland Parade, Basingstoke RG22 6JN

01256 224808

basingstoke@brockenhurst.info

www.brockenhurst.info

Property Overview



Property

Type:	Terraced	Last Sold Date:	12/05/2011
Bedrooms:	3	Last Sold Price:	£240,000
Floor Area:	1,323 ft ² / 123 m ²	Last Sold £/ft ² :	£273
Plot Area:	0.03 acres	Tenure:	Freehold
Year Built :	2009		
Council Tax :	Band E		
Annual Estimate:	£2,625		
Title Number:	HP715041		
UPRN:	10008489261		

Local Area

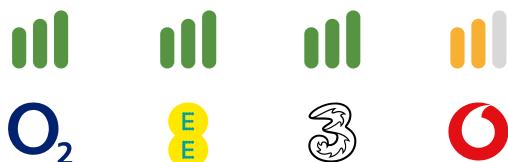
Local Authority:	Hampshire
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very low
• Surface Water	Very low

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

4
mb/s **80**
mb/s **1800**
mb/s



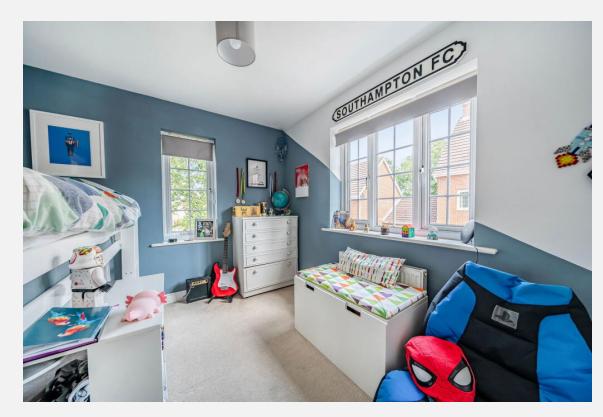
Mobile Coverage:
(based on calls indoors)



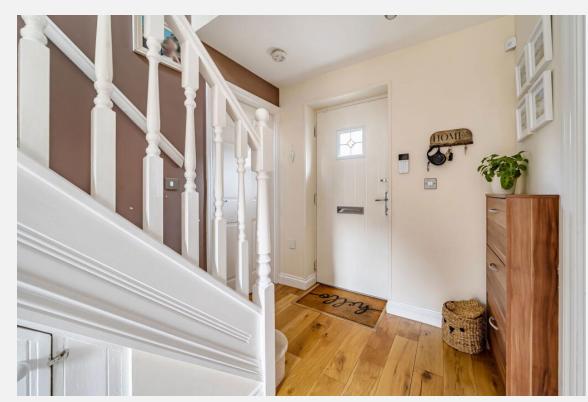
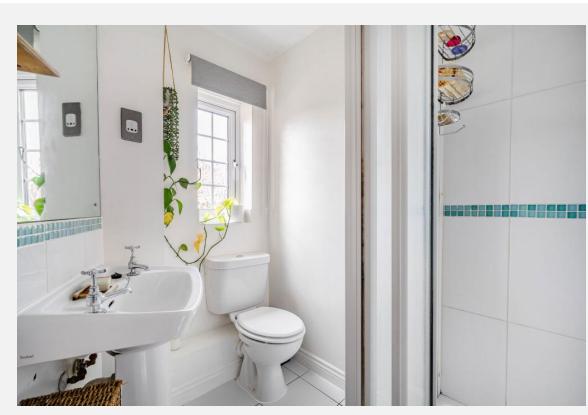
Satellite/Fibre TV Availability:



Gallery Photos



Gallery Photos



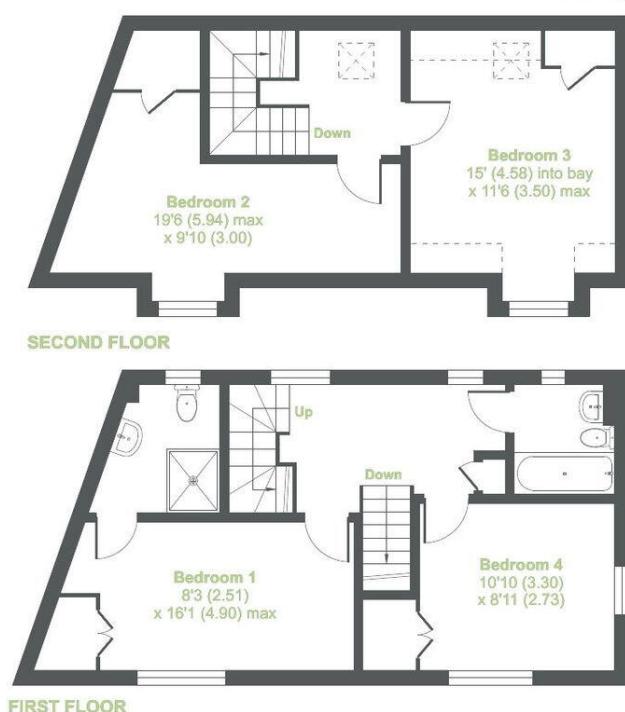
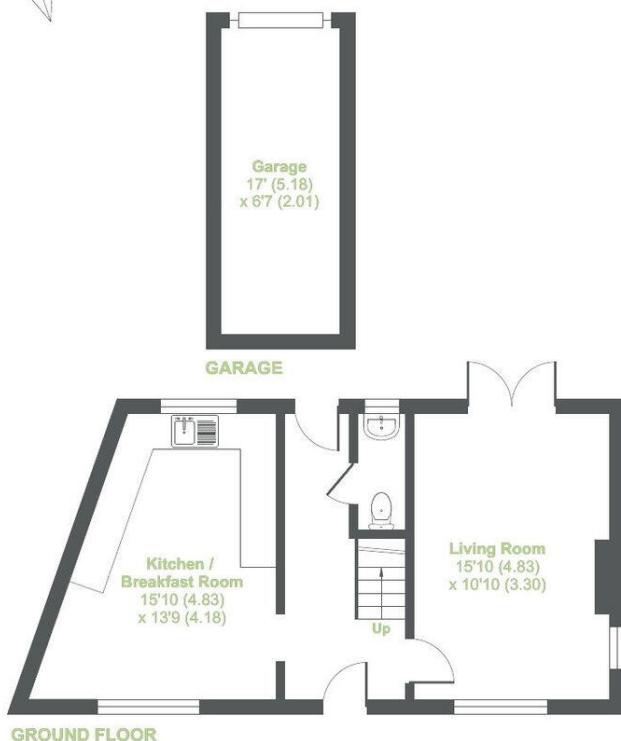
Gallery Photos



Gallery Floorplan



43, SCHOOL CLOSE, BASINGSTOKE, RG22 5FY



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nchecom 2025. Produced for Brockenhurst Estate Agents. REF: 1333092



Property EPC - Certificate



43 School Close, BASINGSTOKE, RG22 5FY

Energy rating

C

Valid until 05.08.2035

Certificate number
0253-3053-9208-3115-4200

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	79 c	83 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Property

EPC - Additional Data



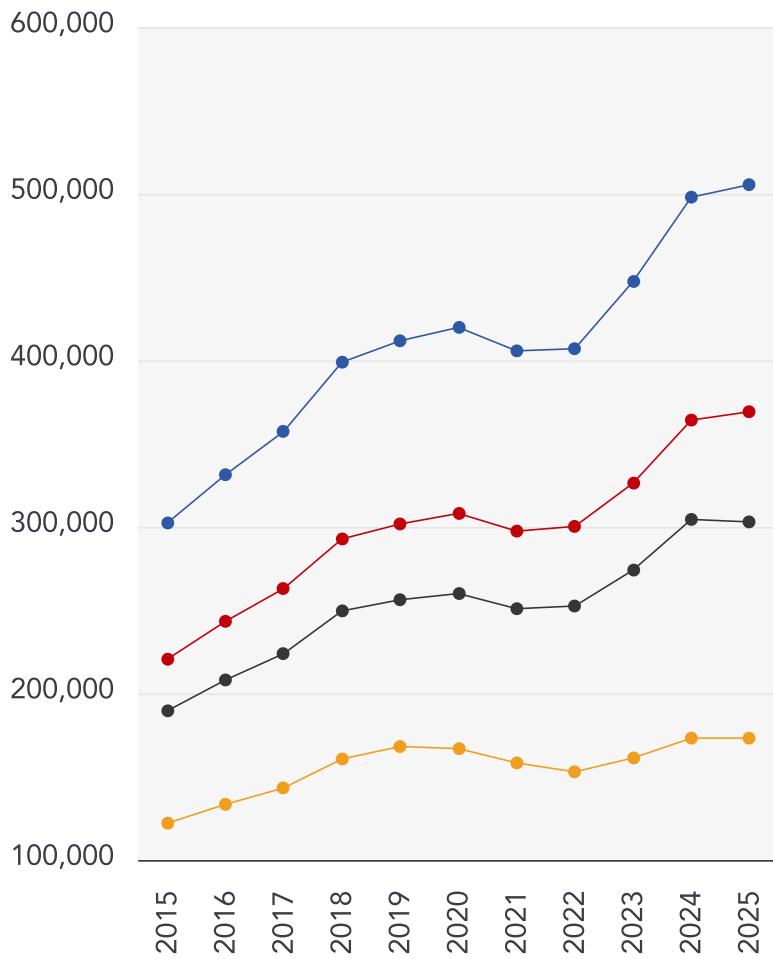
Additional EPC Data

Property Type:	Semi-detached house
Walls:	Cavity wall, as built, insulated (assumed)
Walls Energy:	Good
Roof:	Roof room(s), insulated (assumed)
Roof Energy:	Good
Window:	Fully double glazed
Window Energy:	Average
Main Heating:	Boiler and radiators, mains gas
Main Heating Energy:	Good
Main Heating Controls:	Programmer, room thermostat and TRVs
Main Heating Controls Energy:	Good
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Good lighting efficiency
Lighting Energy:	Good
Floors:	Solid, insulated (assumed)
Secondary Heating:	None
Air Tightness:	(not tested)
Total Floor Area:	123 m ²

Market House Price Statistics



10 Year History of Average House Prices by Property Type in RG22



Detached

+67.16%

Semi-Detached

+67.36%

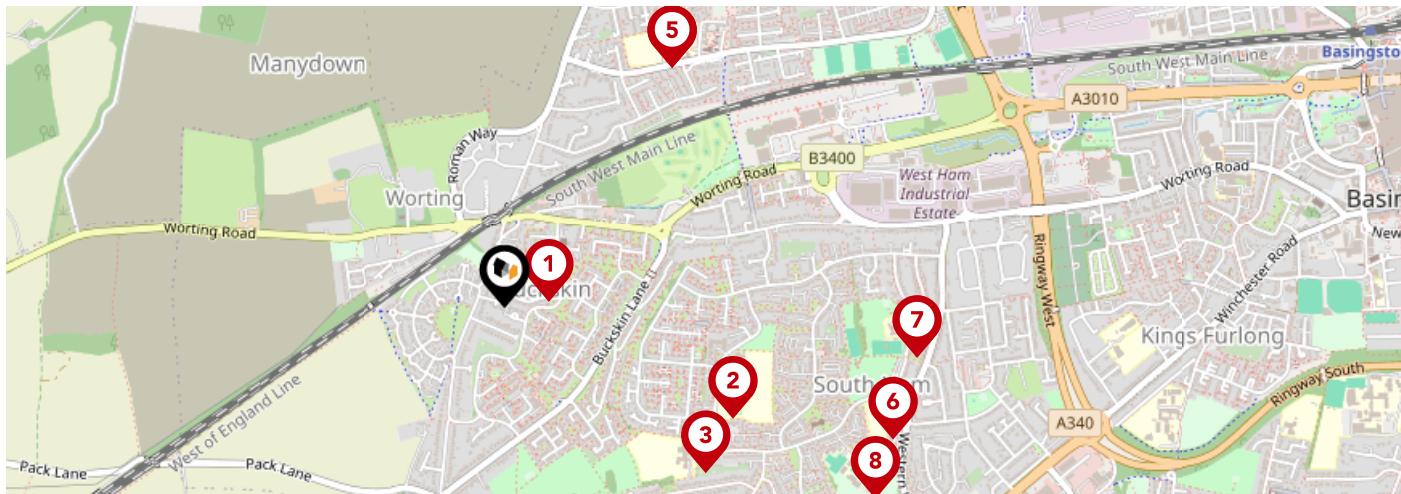
Terraced

+59.82%

Flat

+41.79%

Area Schools



Nursery Primary Secondary College Private



Chiltern Primary School

Ofsted Rating: Good | Pupils: 198 | Distance:0.11



Bishop Challoner Catholic Secondary School

Ofsted Rating: Good | Pupils: 887 | Distance:0.59



Park View Primary School

Ofsted Rating: Good | Pupils: 444 | Distance:0.6



Castle Hill Primary School

Ofsted Rating: Good | Pupils: 648 | Distance:0.68



Castle Hill Infant School

Ofsted Rating: Good | Pupils: 181 | Distance:0.68



St Anne's Catholic Primary School

Ofsted Rating: Good | Pupils: 217 | Distance:0.95



Limington House School

Ofsted Rating: Good | Pupils: 102 | Distance:0.96

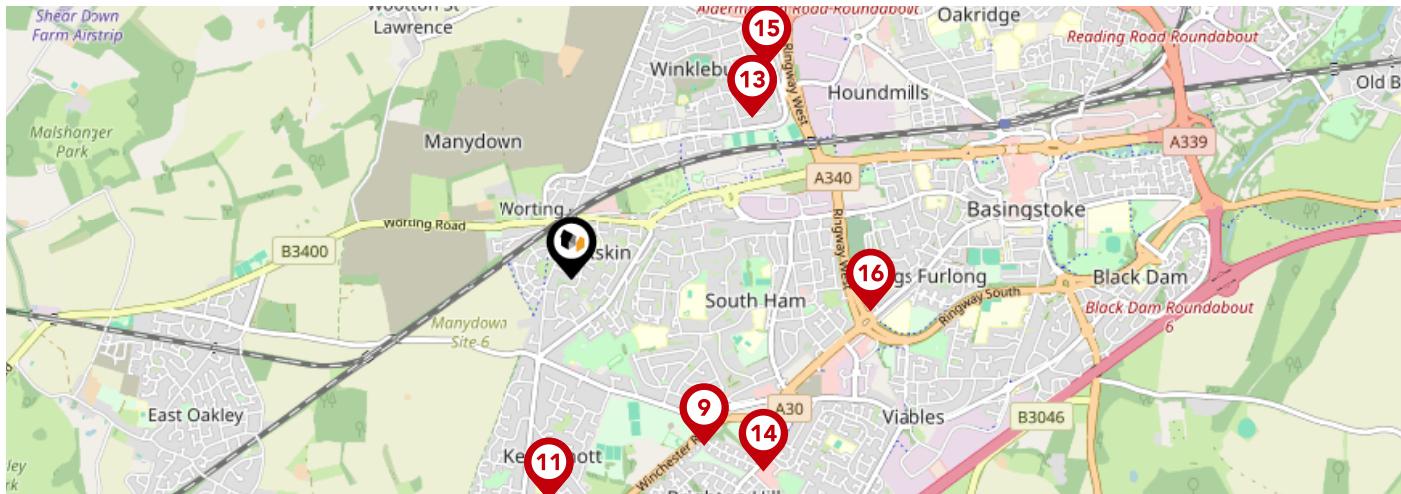


The Blue Coat School Basingstoke

Ofsted Rating: Requires improvement | Pupils: 0 | Distance:0.97



Area Schools



Nursery Primary Secondary College Private



Chiltern Way Academy Basingstoke

Ofsted Rating: Not Rated | Pupils: 0 | Distance: 0.99



Kempshott Junior School

Ofsted Rating: Good | Pupils: 367 | Distance: 1.03



Kempshott Infant School

Ofsted Rating: Good | Pupils: 270 | Distance: 1.03



Winklebury Junior School

Ofsted Rating: Good | Pupils: 212 | Distance: 1.12



Winklebury Infant School

Ofsted Rating: Good | Pupils: 175 | Distance: 1.12



Brighton Hill Community School

Ofsted Rating: Good | Pupils: 1271 | Distance: 1.27



Chiltern Way Academy Futures

Ofsted Rating: Not Rated | Pupils: 0 | Distance: 1.34

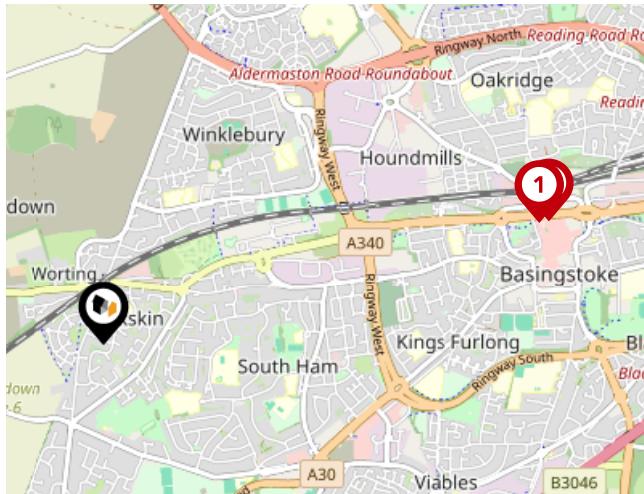


Kings Furlong Junior School

Ofsted Rating: Good | Pupils: 261 | Distance: 1.4

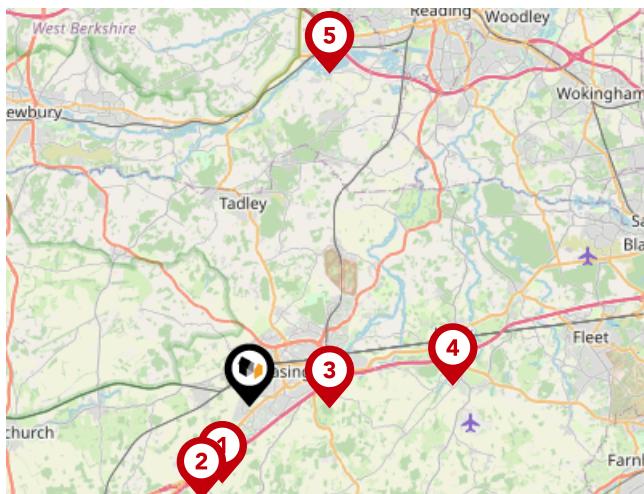


Area Transport (National)



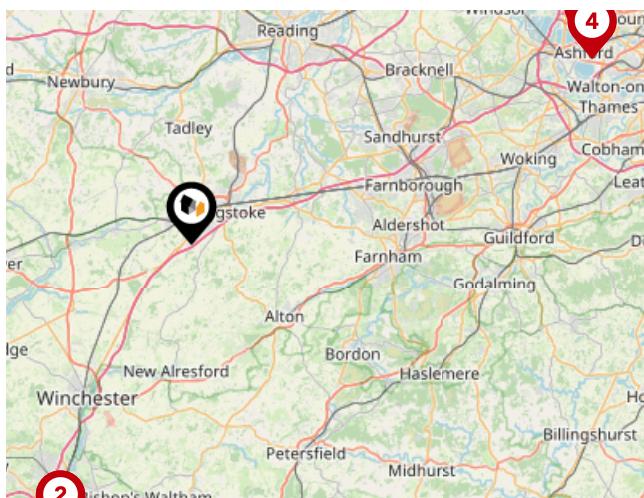
National Rail Stations

Pin	Name	Distance
1	Basingstoke Rail Station	2.1 miles
2	Basingstoke Rail Station	2.14 miles
3	Overton Rail Station	5.39 miles



Trunk Roads/Motorways

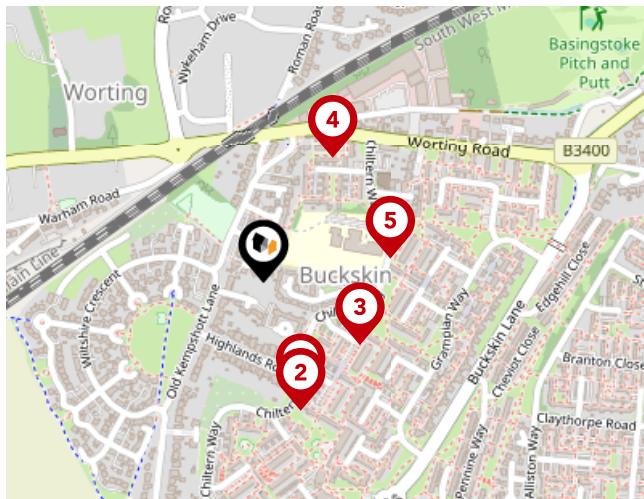
Pin	Name	Distance
1	M3 J7	3.03 miles
2	M3 J8	3.88 miles
3	M3 J6	2.99 miles
4	M3 J5	7.59 miles
5	M4 J12	12.73 miles



Airports/Helipads

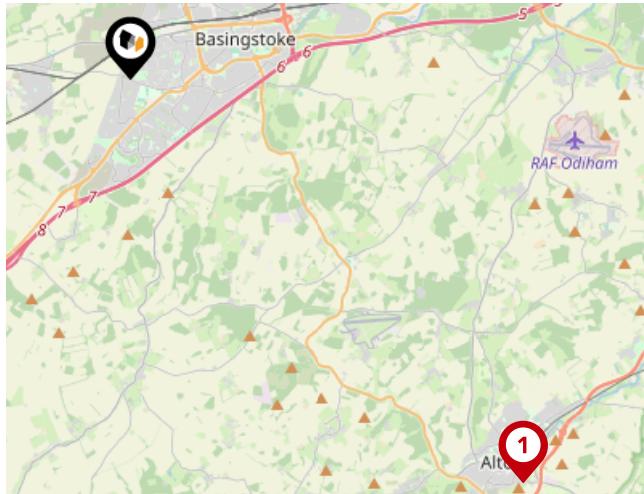
Pin	Name	Distance
1	North Stoneham	23.56 miles
2	Southampton Airport	23.56 miles
3	Heathrow Airport	32.98 miles
4	Heathrow Airport Terminal 4	32.74 miles

Area Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Pentland Close	0.14 miles
2	Pentland Close	0.15 miles
3	Wicklow Close	0.13 miles
4	White Hart Inn	0.17 miles
5	Mourne Close	0.15 miles



Local Connections

Pin	Name	Distance
1	Alton (Mid-Hants Railway)	10.44 miles

Brockenhurst

About Us



Brockenhurst

We opened for business in Andover on September 4th 1999. A year later, our second office was opening and we had won the national award for the 'Best Newcomer' at Europe's largest Estate Agency conference. We were appointed as the exclusive representative for the world's leading relocation company and our third office followed shortly afterwards. We opened another sales office and a Property Management / Lettings business and by 2018 our Whitchurch office had been voted 18th best in the UK by Rightmove and Property Academy, out of nearly 30,000 estate agency offices. Since then, we've opened two more offices (Basingstoke) and have a seventh planned for late 2024. We are market leaders in all of our operating areas which cover a huge geographic area in Wiltshire and Hampshire.

Brockenhurst Testimonials



Testimonial 1



Sarah and her team at Brockenhurst Estate Agents Basingstoke have been outstanding throughout my sale process: Professional, high-level of communication, engaging, friendly and efficient. Most importantly, I never felt that anything was too much for them, including my quirky requests ! I would highly recommend them to anyone looking for an estate agency that is with you every step of the way towards buying or selling your home.

Testimonial 2



I found Brockenhurst to be very proactive in marketing my house, and all of the team in the Basingstoke office were friendly, polite and approachable throughout the selling process. Their commission rate was competitive, and I was very happy with their service from start to finish.

Testimonial 3



We viewed a property in Basingstoke with Bayleigh and although it wasn't what we were looking for, Bayleigh was a great agent to show us around, not just a case of "come in and ill let you have a look" but properly engaging, very smiley and taking the time to understand what we wanted as seeking buyers. Thanks Bayleigh !

Agent **Disclaimer**



Important - Please Read

These particulars do not constitute any part of an offer or contract. All statements in these details are made without liability on the part of Brockenhurst or the seller.

They should not be relied upon as a statement or representation of fact and, although believed to be correct, are not guaranteed and form no part of an offer or contract. Any intending buyers must satisfy themselves as to their correctness.

Please note that all appliances and heating systems are not tested by Brockenhurst and therefore no warranties can be given as to their good working order.

Brockenhurst Data Quality

We are committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. This is why we have partnered with Sprift, the UK's leading supplier of property-specific data.

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